

## ACTION AGENDA

### DESIGN REVIEW COMMITTEE Chula Vista, California

August 28 2006  
4:30 p.m.

City Hall  
Council Chambers Building  
276 Fourth Avenue, Chula Vista

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**ROLL CALL:** Alberdi, Bringas, Calvo, Hogan, Justus

**APPROVAL OF MINUTES:** June 26, 2006 and July 24, 2006

**MSC (Alberdi/Bringas) (4-0-0-1) Approve the minutes of June 26, 2006. Motion carried with Member Hogan abstaining.**

**MSC (Bringas/Alberdi) (4-0-0-1) Approve the minutes of July 24, 2006. Motion carried with Member Hogan abstaining.**

#### **PUBLIC HEARING:**

1. DRC-06-41  
Devin Beale & Tony Zuniga  
579 Moss Street  
Chula Vista, CA 91911  
Reconsideration of proposal for eight new 3-story single-family condominiums each with 2-car garage on the first level.  
  
Project Manager: Ann Pease, Associate Planner  
**Action: (Alberdi/Bringas) (5-0) Recommend that item be continued to September 18, 2006. Motion carried.**
2. DRC-06-64  
Oakwood Development (Otay Ranch)  
Project is located on both sides of the terminus of East Palomar Street between View Park and Magdalena Avenue in the Village of Santa Venetia (Otay Ranch Village 6)  
Design review for a mixed-use 158-unit multi-family project on two 3-acre sites.  
  
Project Manager: Harold Phelps Associate Planner  
**Action: (Alberdi/Bringas) (4-0-0-1) Approve as presented. Motion carried with Member Calvo abstaining.**

3. DRC-06-47

Agustin Hernandez  
3236 Main Street  
Chula Vista CA 91910

Design review for a new 7,963 sq. ft. two story auto repair service building. The site is located in the Limited Industrial (ILP) Zone, with a General Plan Land Use Designation of Limited Industrial (IL).

Project Manager: Caroline Young, Assistant Planner

**Action: (Alberdi/Bringas) (5-0) Approve with following modifications:**

- 1) The two types of ficus and fern pine trees proposed for the parking lot shall be replaced with another species that has a less invasive root system. Different tree species should be used to identify the parking lot, the building façade, and street frontage in order to offset the entries into the facility. Another type of tree should be used for the landscape finger planters in the parking lot that are more in scale with the size of the planters.
- 2) A wainscot shall be carried over to the lower portion of the west side elevation. The applicant shall work out with staff design issues concerning the precision block and regal stone material being used on west side elevation.

**BUSINESS ITEM:**

4.

Redevelopment Advisory Committee Appointment

**Action: (Bringas/Justas) (4-0-0-1) Appoint Chair Alberdi to the Redevelopment Advisory Committee. Motion carried with Chair Alberdi abstaining.**

**ADJOURNMENT:**

At 5:27 p.m. to a regular meeting on Monday, September 18, 2006 at 4:30 p.m. in Council Chambers.